



BOARD OF ADJUSTMENT HEARING

Development & Business Services Center
1901 S. Alamo Street
BOARD ROOM

Monday, October 20, 2003 at 1:00 P. M.

I. 1:00 P. M. Public hearing called to order by the BOA Chairman

II. Roll Call

III. Invocation

IV. Scheduled Cases:

CASE NO. A-03-078PP Ida D. Brown Community Economic Revitalization Agency,
Inc. represented by William Neuls, 816 S. Hackberry Street

CASE NO. A-03-087PP Curtis Cox represented by Aetna Sign Group,
1533 Austin Highway

CASE NO. A-03-095 Gregory Esquivel, 4234 Culebra Avenue

CASE NO. A-03-099 Farrell C. Tyson represented by Charles John, 2811 N.
Main Avenue

CASE NO. A-03-100 Gilbert Segura represented by Shamab Mohseni, 12060
Pleasanton Road

CASE NO. A-03-102 The Church of Jesus Christ of Latter Day Saints
represented by Jon Robinson, 20800 Stone Oak Parkway

V. Decision and possible action to waive the 1-year time limit in Case No. A-03-007.

VI. Adjournment

Note: The City of San Antonio Board of Adjustment Agenda is on the Internet at:
www.sanantonio.gov/bldginsp/BOA.htm

This meeting is wheelchair accessible. The accessible entrance is located at 1901 S. Alamo. Accessible parking spaces are located at the front entrance off of Alamo Street. Auxiliary aids and services are available upon request. Interpreters for the deaf must be requested at least 48 hours prior to the meeting by calling 207-7245.

BOARD OF ADJUSTMENT

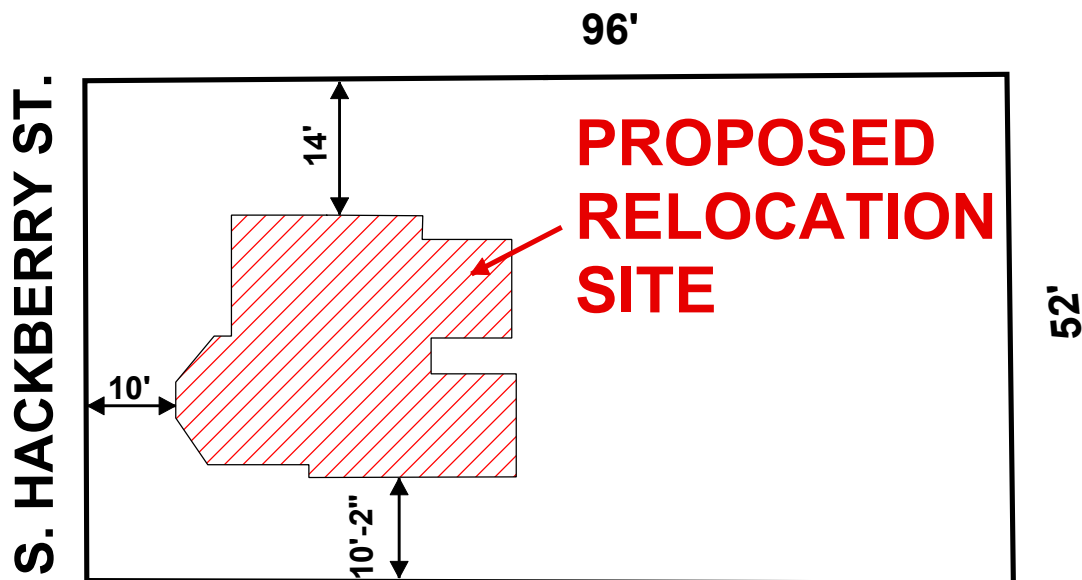
October 20, 2003

CASE NO. A-03-078PP

Ida D. Brown represented by William Neuls
Lot 9, Block E, New City Block 646
816 S. Hackberry St.
Zoned: "RM-4" Residential Mix District

The applicant requests a Special Exception to relocate a structure from 211 N. Mesquite St. to 816 S. Hackberry St. Section 35-389 of the Unified Development Code gives the Board of Adjustment the Special Exception to approve the relocation of structures.

The applicant's proposal is to place a residential structure at this location.



NOT TO SCALE

A-03-078P.P.

PLOT PLAN

BOARD OF ADJUSTMENT

October 20, 2003

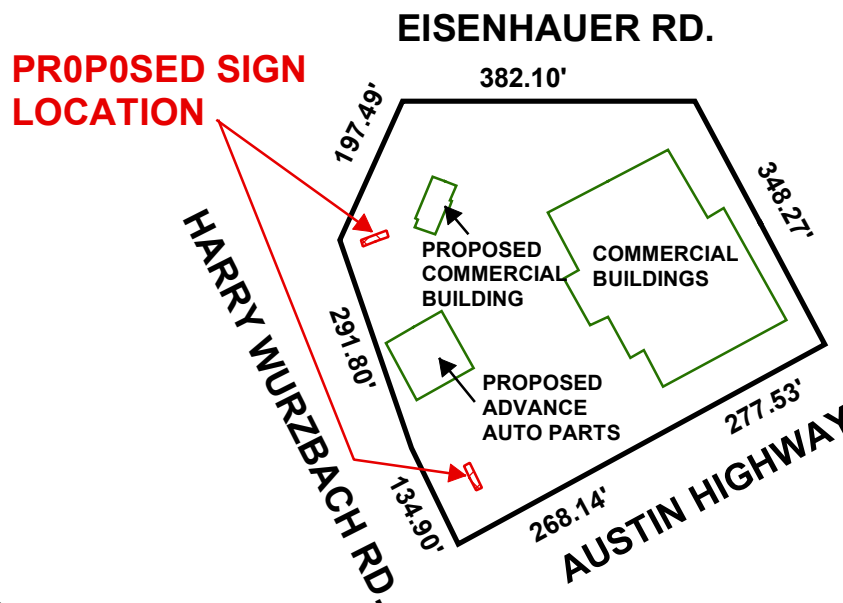
CASE NO. A-03-087PP

Curtis Cox represented by Aetna Sign Group
Lot 8, New City Block 8712
1533 Austin Hwy
Zoned: "C-2" Commercial District

The applicant requests a variance to exceed the maximum square footage of sign face area.

The Development Services Department could not issue this permit because of Chapter 28, Section 239(d) requires maximum 500 square footage of sign face area.

The applicant is proposing a 604 square footage of sign face area.



Plot Plan

Not to Scale **A-03-087**

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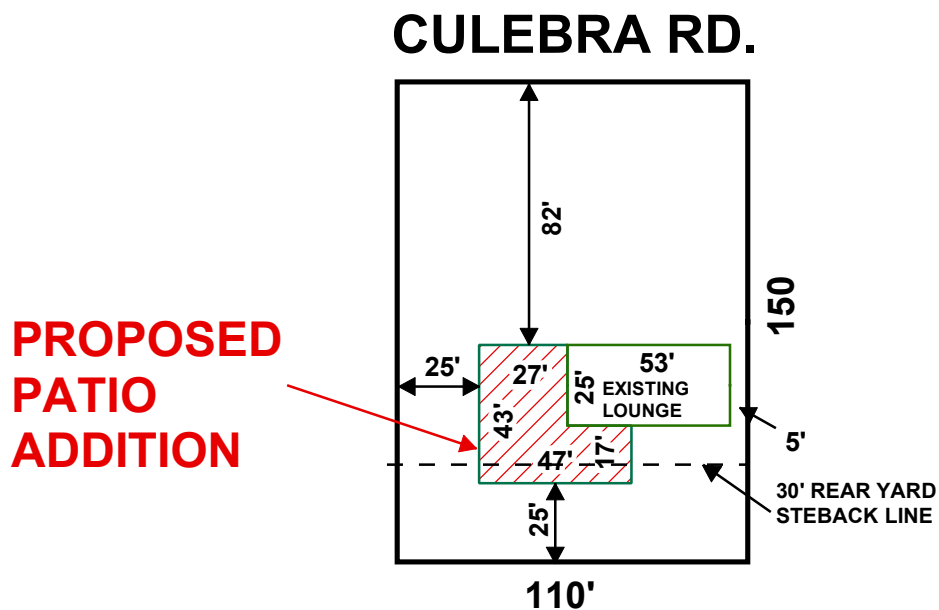
October 20, 2003

CASE NO. A-03-095

Gregory Esquivel
Lots 4,5, Block 1, New City Block 11998
4234 Culebra Ave.
Zoned: "C-3" Commercial District

The applicant requests a variance to add to an existing commercial structure within the rear yard setback. Section 35-310.01(b) of the Unified Development Code requires a 30' rear yard setback when adjacent to residential zoning.

The applicant's proposal is to build a covered patio with a 25' rear yard setback.



Plot Plan
A-03-095

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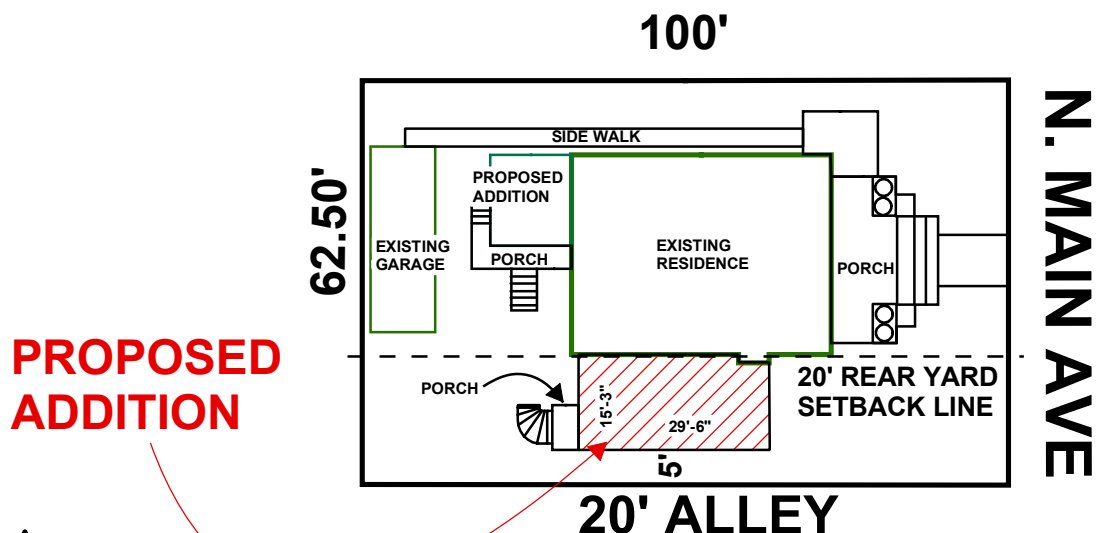
October 20, 2003

CASE NO. A-03-099

Farrell C. Tyson represented by Charles John
South 62.5' of Lots 8,9 Block 5, New City Block 1769
2811 N. Main Ave.
Zoned: "R-4 H" Historic Residential Single Family District

The applicant requests a variance to add to an existing residence within the rear yard setback. Section 35-310.01(b) of the Unified Development Code requires a 20' rear yard setback

The applicant's proposal is to build this addition with a 5' rear yard setback.



Plot Plan
A-03-099

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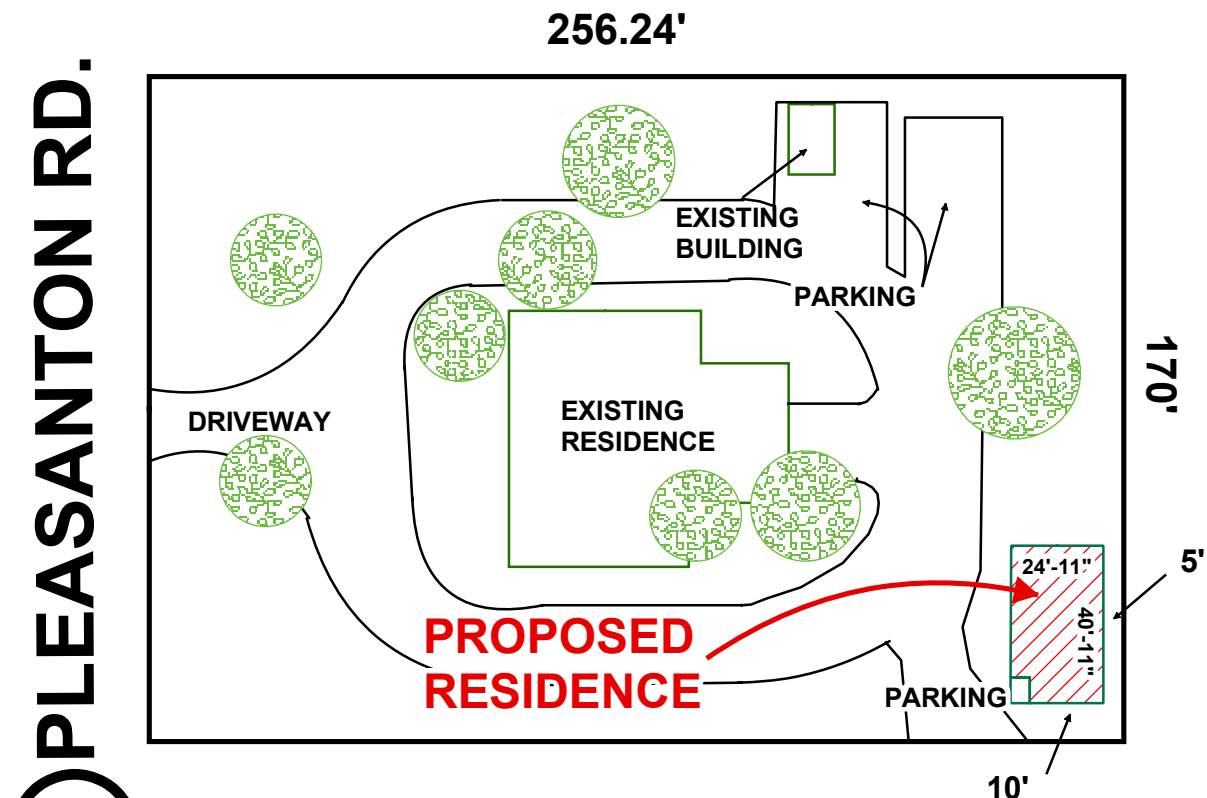
CASE NO. A-03-100

Gilbert Segura represented by Shamab Mohseni
P-29A, New City Block 11166
12060 Pleasanton Rd.
Zoned: "NP-10" Neighborhood Preservation District

The applicant requests a variance to exceed the total floor area of a proposed Accessory Detached Dwelling Unit.

The Development Services Department could not issue this permit because of Section 35-371(b)(2) of the Unified Development Code requires the maximum total floor area of an accessory detached dwelling unit shall not exceed 800 square feet.

The applicant's proposal is to have 960 square feet of total floor area.



Plot Plan

Not to Scale

A-03-100

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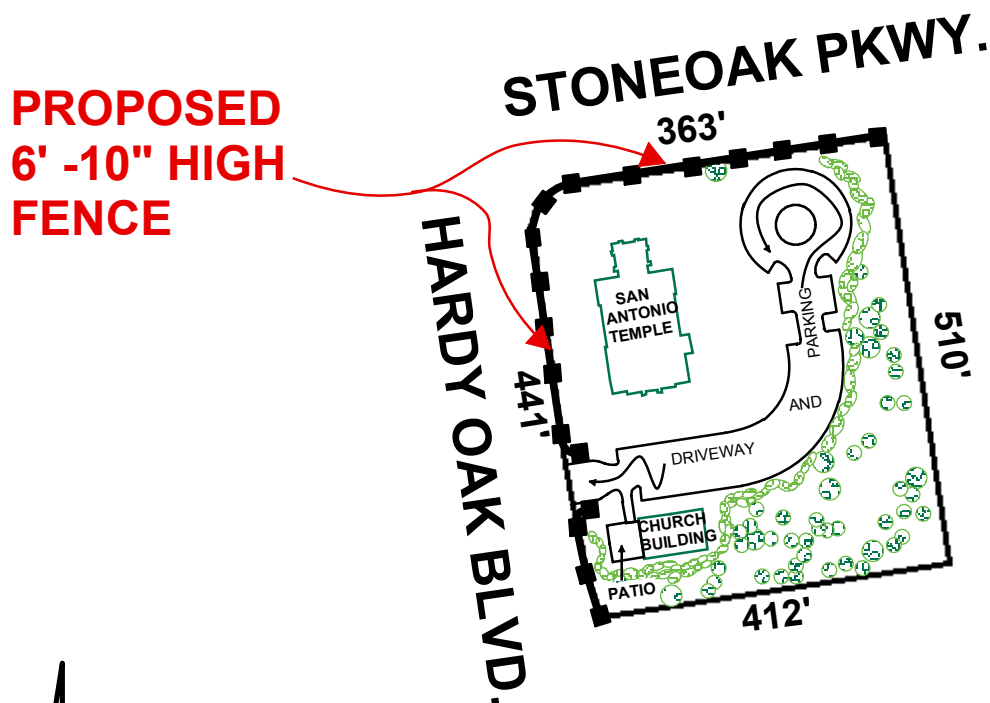
CASE NO. A-03-102

The Church of Jesus Christ of Latter Day Saints represented by Jon Robinson
Lot 77, Block 6, New City Block 19219
20800 Stone Oak Parkway
Zoned: "C-2 ERZD" Commercial Edwards Recharge Zone District

The applicant requests a variance to erect a 6'10" fence along Stone Oak Pkwy. & Hardy Oak Blvd.

The Development Services Department could not issue this permit because of Section 35-514(c)(1) of the Unified Development Code requires a 4' fence.

The applicant's proposal is to erect a 6'10" fence along Stone Oak Pkwy. & Hardy Oak Blvd.



Plot Plan
A-03-102

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